

020.A

0004

0207.0

Map

Block

Lot

1 of 1

Condominium

CARD

ARLINGTON

APPRaised:

Total Card / Total Parcel

328,700 / 328,700

USE VALUE:

328,700 / 328,700

ASSESSED:

328,700 / 328,700

**PROPERTY LOCATION**

No	Alt No	Direction/Street/City
34		HAMILTON RD, ARLINGTON

OWNERSHIP

Unit #: 207

Owner 1: COLEMAN DIANA T

Owner 2:

Owner 3:

Street 1: 1 RICHDALY AVE UNIT 12

Street 2:

Twn/City: CAMBRIDGE

St/Prov: MA Cntry: Own Occ: N

Postal: 02140 Type:

PREVIOUS OWNER

Owner 1: MASUBUCHI KOICHI-ETAL -

Owner 2: MASUBUCHI FUMIKO -

Street 1: 34 HAMILTON ROAD #207

Twn/City: ARLINGTON

St/Prov: MA Cntry:

Postal: 02474

NARRATIVE DESCRIPTION

This parcel contains Sq. Ft. of land mainly classified as Condo with a Condo Garden Building built about 1985, having primarily Brick Exterior and 537 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 0 HalfBath, 2 Rooms, and 1 Bdrm.

OTHER ASSESSMENTS

Code Descrip/No Amount Com. Int

EXTERIOR INFORMATION				BATH FEATURES				COMMENTS				SKETCH					
Type:	7 - Condo Garden			Full Bath:	1	Rating:	Average	643-2243, Building Number 34.									
Sty Ht:	1 - 1 Story			A Bath:		Rating:											
(Liv) Units:	1	Total:	1	3/4 Bath:		Rating:											
Foundation:	1 - Concrete			A 3QBth:		Rating:											
Frame:	1 - Wood			1/2 Bath:		Rating:											
Prime Wall:	7 - Brick			A HBth:		Rating:											
Sec Wall:		%		OthrFix:		Rating:											
Roof Struct:	4 - Flat			OTHER FEATURES													
Roof Cover:	4 - Tar & Gravel			Kits:	1	Rating:	Average										
Color:	BRICK			A Kits:		Rating:											
View / Desir:	W10 - WATER 10			Frl:		Rating:											
GENERAL INFORMATION				WSFlue:		Rating:											
Grade:	C - Average			CONDOS INFORMATION													
Year Blt:	1985	Eff Yr Blt:		Location:	W - Water View												
Alt LUC:		Alt %:		Total Units:													
Jurisdict:		Fact:	.	Floor:	2 - 2nd Floor												
Const Mod:				% Own:	0.441900015												
Lump Sum Adj:				Name:	34 - 6049												
INTERIOR INFORMATION				DEPRECIATION				REMODELING				RES BREAKDOWN					
Avg Ht/FL:	STD			Phys Cond:	AV - Average	20.	%	Exterior:		No Unit	RMS	BRS	FL				
Prim Int Wall:	2 - Plaster			Functional:			%	Interior:		1	2	1	0				
Sec Int Wall:		%		Economic:			%	Additions:									
Partition:	T - Typical			Special:			%	Kitchen:									
Prim Floors:	4 - Carpet			Override:			%	Baths:									
Sec Floors:		%		Total:	20.4	%		Plumbing:									
Bsmnt Flr:	12 - Concrete			CALC SUMMARY				Electric:									
Subfloor:				Basic \$ / SQ:	320.00			Heating:									
Bsmnt Gar:				Size Adj.:	1.61731839			General:									
Electric:	3 - Typical			Const Adj.:	1.12058103			COMPARABLE SALES				SUB AREA					
Insulation:	2 - Typical			Adj \$ / SQ:	579.948			Rate	Parcel ID	Typ	Date	Sale Price		SUB AREA DETAIL			
Int vs Ext:	S			Other Features:	32688												
Heat Fuel:	1 - Oil			Grade Factor:	1.00												
Heat Type:	3 - Forced H/W			NBHD Inf:	1.20000005												
# Heat Sys:	1			NBHD Mod:													
% Heated:	100	% AC:	100	LUC Factor:	1.00												
Solar HW:	NO	Central Vac:	NO	Adj Total:	412944												
% Com Wall:		% Sprinkled:		Depreciation:	84241												
				Deprecated Total:	328703												
MOBILE HOME				WtAv\$/SQ:		AvRate:											
Make:								Juris. Factor:		Before Depr:	695.94						
Model:								Special Features:	0	Val/Su Net:	612.10						
Serial #:								Final Total:	328700	Val/Su SzAd:	612.10						
Year:																	
Color:																	
SPEC FEATURES/YARD ITEMS																	
PARCEL ID 020.A-0004-0207.0																	
IMAGE																	
AssessPro Patriot Properties, Inc																	
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value
More: N	Total Yard Items:					Total Special Features:								Total:			